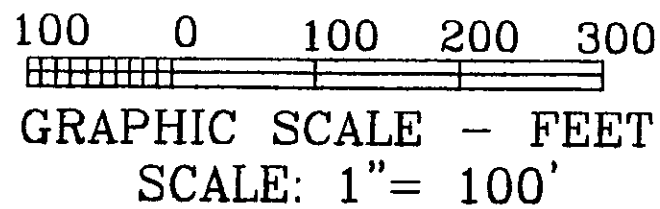
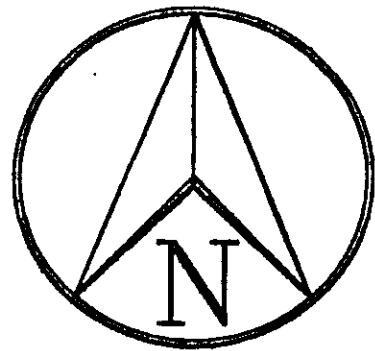


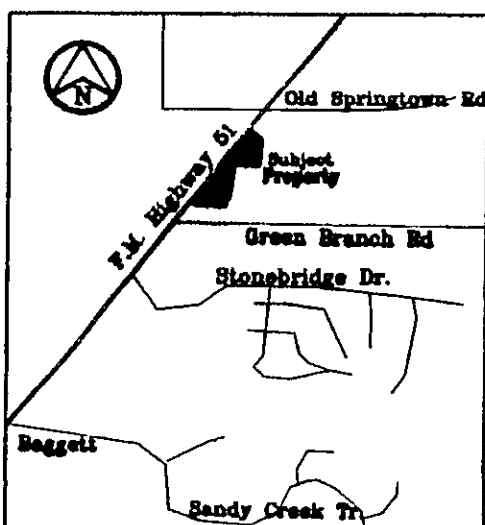
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Book 2894 Page 804

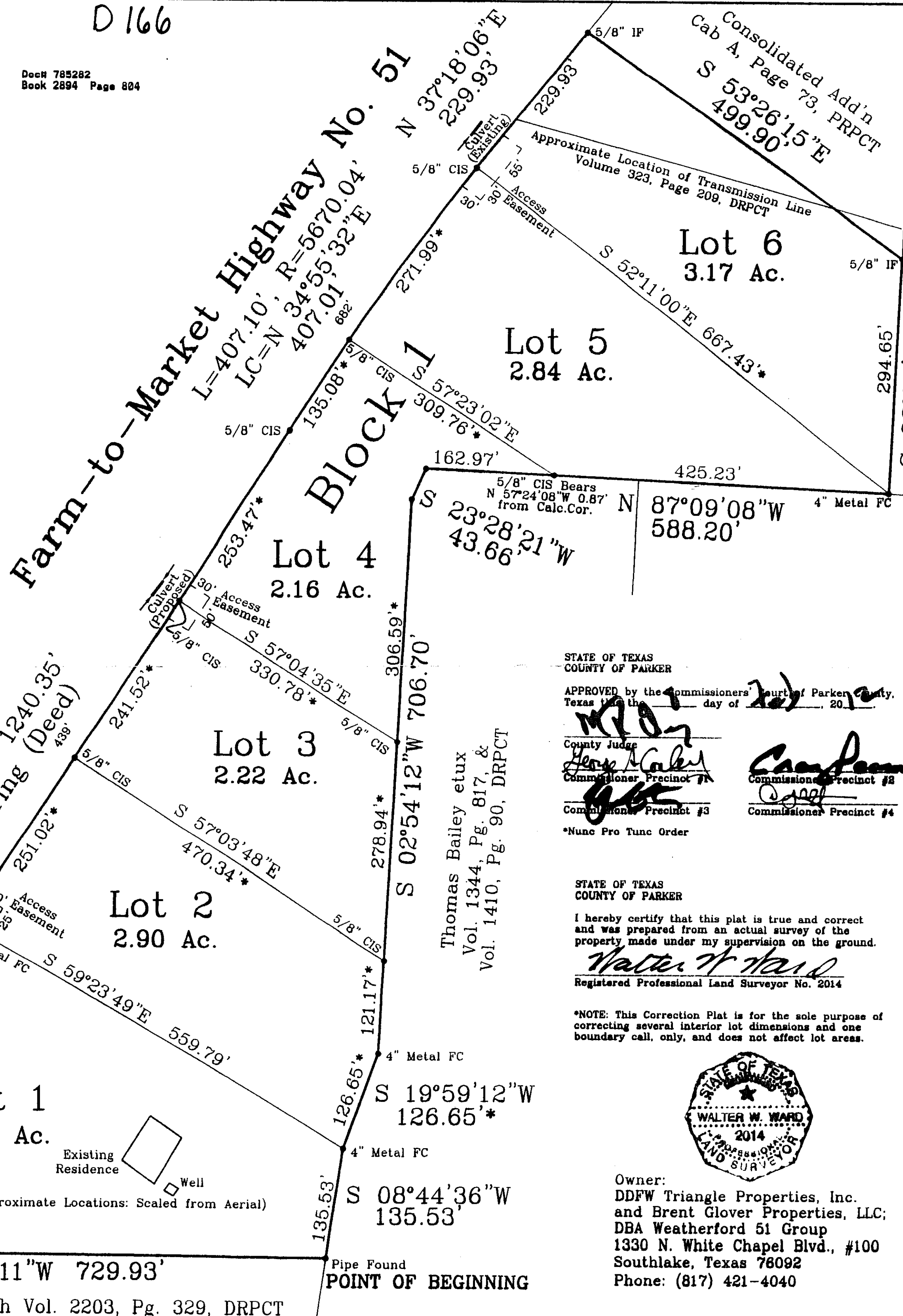


NOTES:

- 1) Flood Plain Statement
According to the Community Panel No. 480520 0275 E, dated September 28, 2008 of the Federal Emergency Management Agency, National Flood Insurance Program Map, this property lies within Zone "X" which is not a Special Flood Hazard Area. If this site is not within a Special Flood Hazard Area, this statement does not imply that the property and/or the structures thereon will be free from flooding or flood damage. On rare occasions, greater floods can and will occur and flood heights may be increased by man made or natural causes. This statement shall not create liability on the part of the Surveyor.
- 2) This plat represents property which has been platted without a groundwater certification as prescribed in the Texas Local Government Code, Section 232.0032. Buyer is advised to question the seller as to the groundwater availability.
- 3) Sewage Treatment: By private sewage/septic system must be approved by Parker County Health Department.
- 4) All driveway culverts placed along Highway 51 must be spaced at a distance not less than 425 feet from the nearest culvert, per TXDOT letter from the district engineer.
- 5) Culvert sizes must be approved by the appropriate government agency controlling Highway 51 at this site; either the County Commissioner or TXDOT.
- 6) This property does NOT lie in the extraterritorial jurisdiction of the City of Weatherford.
- 7) Any well must be placed in accordance to requirements set by the Upper Trinity Groundwater Conservation District.



SITE MAP



Nancy O'Kelley Gray
Vol. 1164, Pg. 705, DRPCT

DEDICATION 10039

WHEREAS, DDFW Triangle Properties, Inc. and Brent Glover Properties, LLC; DBA Weatherford 51 Group, K. Wayne Lee, authorized agent, is the owner of a tract in the S.L. Gilliland Survey Abstract No. 519, Parker County, Texas, as described in a deed filed in Book 2884, Page 807, Deed Records, Parker County, Texas (DRPCT) and being more particularly described by metes and bounds as follows:

BEGINNING at a pipe found at the northeast corner of Fellowship Baptist Church as described in a deed in Volume 2203, Page 329, DRPCT, said point being the most southerly southeast corner of the herein described tract said point being N. 89°-20'-37"W. 2073.03 and N. 07°-53'-18"E. 339.59 feet, by deed calls from the southeast corner of said Gilliland Survey;

THENCE N. 89°-41'-11"W. along the north line of said Fellowship Baptist Church tract a distance of 729.93 feet to a 3/8" iron found in the west right-of-way line of Farm-to-Market Highway 51;

THENCE N. 32°-55'-33"E. 1240.35 feet along said west line of Highway 51 to a 5/8" capped iron set in same at the beginning of a non-tangent curve to the right having a radius of 6870.04 feet and whose long chord bears N. 34°-55'-32"E. 407.01 feet;

THENCE continuing along said west line and curve a length of 407.10 feet to a 5/8" capped iron set at the PT of same;

THENCE N. 37°-18'-06"E. continuing along said west line 229.93 feet to a 5/8" iron found in fence corner said point being the most westerly southwest corner of Consolidated Addition as shown on a plat filed in Cabinet A, Page 73, PRPCT;

THENCE S. 53°-26'-15"E. 499.90 feet along the south line of said Consolidated Addition to a 5/8" iron found at the most southerly corner of said addition in the west line of a tract described in a deed to Nancy O'Kelly Gray of record in Volume 1164, Page 705, DRPCT;

THENCE S. 02°-38'-50"W. 294.65 feet along said west line to a 4" metal fence corner in same for corner;

THENCE N. 87°-09'-08"W. 588.20 feet to and along the north line of a tract described in a deed to Thomas Bailey et ux of record in Volume 1344, Page 817, DRPCT. to the northwest corner of same;

THENCE S. 23°-28'-21"W. 43.66 feet and S. 02°-54'-12"W. 706.70 feet and S. 19°-59'-12"W. 126.65 feet and S. 08°-44'-36"W. 135.53 feet along the west line of the last referenced tract, a fence line, to the POINT OF BEGINNING and containing 17.59 +/- acres.

STATE OF TEXAS
COUNTY OF PARKER

APPROVED by the Commissioners' Court of Parker County, Texas this _____ day of _____, 2012.

County Judge
[Signature]
Commissioner Precinct #1

Commissioner Precinct #2
[Signature]
Commissioner Precinct #3
[Signature]
Commissioner Precinct #4
[Signature]

*Nunc Pro Tunc Order

THE STATE OF TEXAS |
COUNTY OF PARKER |

The owner of the land shown on this plat and whose name is subscribed hereto, and in person or through a duly authorized agent, dedicates to the use of the Public forever all streets, alleys, parks, watercourses, drains, easements and public places thereon shown for the purpose and considerations therein expressed

[Signature]
K. Wayne Lee - Authorized Agent

THE STATE OF TEXAS |
COUNTY OF PARKER |

Before me, the undersigned authority on this day personally appeared K. Wayne Lee, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed and in the capacity therein stated.

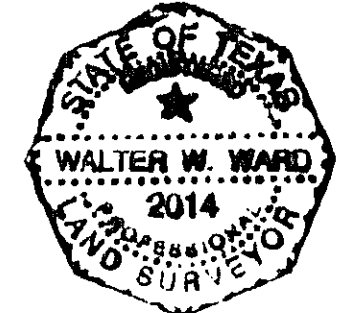
Given under my hand and seal on this the _____ day of _____, 2012.

STATE OF TEXAS
COUNTY OF PARKER

I hereby certify that this plat is true and correct and was prepared from an actual survey of the property made under my supervision on the ground.

[Signature]
Registered Professional Land Surveyor No. 2014

*NOTE: This Correction Plat is for the sole purpose of correcting several interior lot dimensions and one boundary call, only, and does not affect lot areas.



Owner:
DDFW Triangle Properties, Inc.
and Brent Glover Properties, LLC;
DBA Weatherford 51 Group
1330 N. White Chapel Blvd., #100
Southlake, Texas 78092
Phone: (817) 421-4040

ACCT. NO.: 18870
SCH. DIST.: WE
CITY: NONE
MAP NO.: I-12

WARD SURVEYING COMPANY INC.
FORT WORTH, TEXAS 76182
P.O. BOX 820253-0253
PHONE 817-838-7088 FAX 817-838-7093